

## **SITE PLAN REVIEW AGENDA**

**Tuesday, May 26, 2015  
10:00 AM City Hall Room 223B**

### **NEW SITE PLAN REVIEW APPLICATIONS:**

**File #:** SP-034-14-15  
**Applicant:** Vincent Batz, Owner  
**Address:** 1450 and 1460 Hudson Avenue  
**Zoning District:** C-3 Regional Destination Center District  
**Description:** To legalize vehicle sales operations at 1450 and 1460 Hudson Avenue, including landscaping, parking lot improvements and signs.  
**Section of Code:** 120-191D(3)(b)[3] vehicle related use.  
**Case Type:** Minor  
**Quadrant:** NW  
**Enforcement:** Yes, vehicle sales without proper approvals.  
**SEQR:** Unlisted  
**Application Date:** 05/20/15  
**Contact Person:** Jason Haremza, 428-7761 or [jason.haremza@cityofrochester.gov](mailto:jason.haremza@cityofrochester.gov)

**File #:** SP-035-14-15  
**Applicant:** Nelson Leenhouts, Home Leasing  
**Address:** 14-16, 26, 28-30, 32-34, 36, 42, 48-58 and 80 Charlotte Street  
**Zoning District:** Center City District-East End (CCD-E)  
**Description:** Phase 1 (2015), is to construct a 4-story, 72-unit apartment building on the westerly half of the site, including a lower level parking deck, community space, music room and fitness center, and a pocket park to the east of the structure. Phase 2 (2017), includes the construction of 14 townhouses on the easterly half of the site at Pitkin Street.  
**Section of Code:** 120-191D(3)(c)[2] applications in CCD that include major deviations from the design criteria.  
**Case Type:** Major  
**Quadrant:** SW  
**Enforcement:** No  
**SEQR:** Unlisted  
**Application Date:** 05/21/15  
**Contact Person:** Jason Haremza, 428-7761 or [jason.haremza@cityofrochester.gov](mailto:jason.haremza@cityofrochester.gov)

### **PROJECT UPDATE**

**SP-019-14-15, 235, 237, 239 and 245 N. Winton Road & 650 and 668 Blossom Road (Aldi)**  
A letter dated April 30, 2015, was issued to the applicant providing a zoning code analysis of the original site plan submission and two alternatives. Revised site and elevation drawings were received on May 21, 2015, which requires Committee review and discussion:

**Zoning District:** C-1 Neighborhood Center District  
**Description:** To construct a ~~17,000~~ 15,650 sq. ft. retail store (Aldi's) with relating parking. Project includes the land assembly of 6 parcels totaling 1.64 acres and the demolition of 9 structures.  
**Contact Person:** Zina Lagonegro, 428-7054 or [zina.lagonegro@cityofrochester.gov](mailto:zina.lagonegro@cityofrochester.gov)